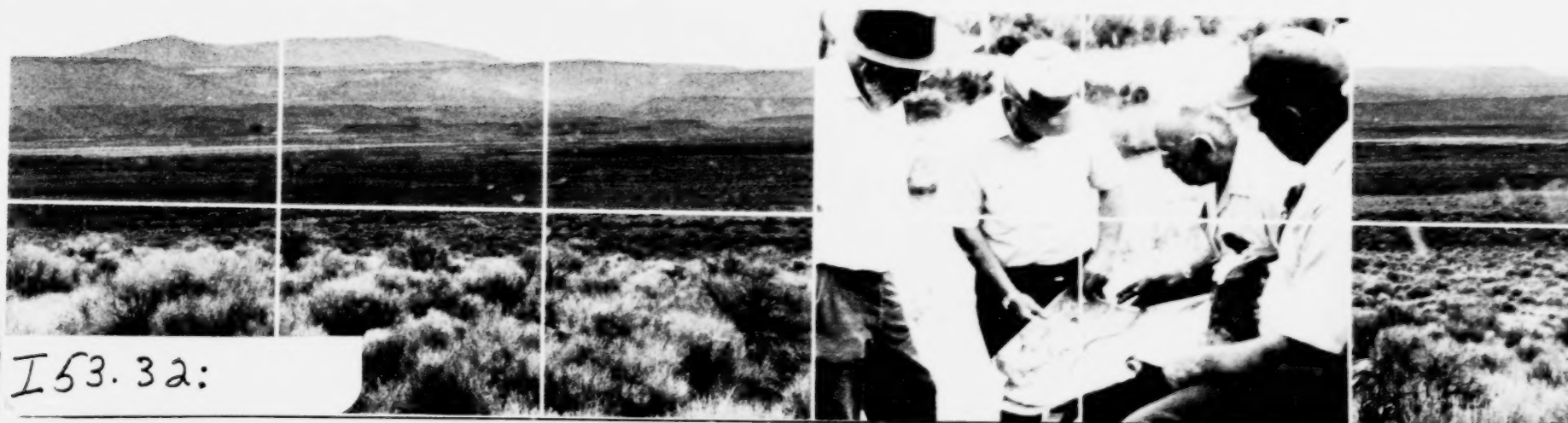




U.S. DEPARTMENT OF THE INTERIOR
Bureau of Land Management

986/3
Oregon State Office
P.O. Box 2965
Portland, Oregon 97208

Oregon and Washington Planned Land Sales Third Quarter Fiscal Year 1986 June 18, 1986



BLM OFFICES IN OREGON & WASHINGTON

Oregon State Office 231-6274
825 NE Multnomah Street
P.O. Box 2965
Portland, Oregon 97208

Burns District 573-5241
74 South Alvord Street
Burns, Oregon 97720

Coos Bay District 269-5880
333 South Fourth Street
Coos Bay, Oregon 97420

Eugene District 687-6651
1255 Pearl Street
P.O. Box 10226
Eugene, Oregon 97401

Lakeview District 947-2177
1000 Ninth Street S.
P.O. Box 151
Lakeview, Oregon 97630

**Klamath Falls
Resource Area** 883-6916
6200 S. 6th Street
Klamath Falls, Oregon 97601

Medford District 776-4174
3040 Biddle Road
Medford, Oregon 97504

Prineville District 447-4115
185 East Fourth Street
P.O. Box 550
Prineville, Oregon 97754

Roseburg District 672-4491
777 NW Garden Valley Blvd.
Roseburg, Oregon 97470

Salem District 399-5646
1717 Fabry Road, SE
P.O. Box 3227
Salem, Oregon 97302

Tillamook Resource Area 842-7546
6615 Officer's Row
Tillamook, Oregon 97141

Spokane District 509-456-2570
East 4217 Main
Spokane, Washington 99202

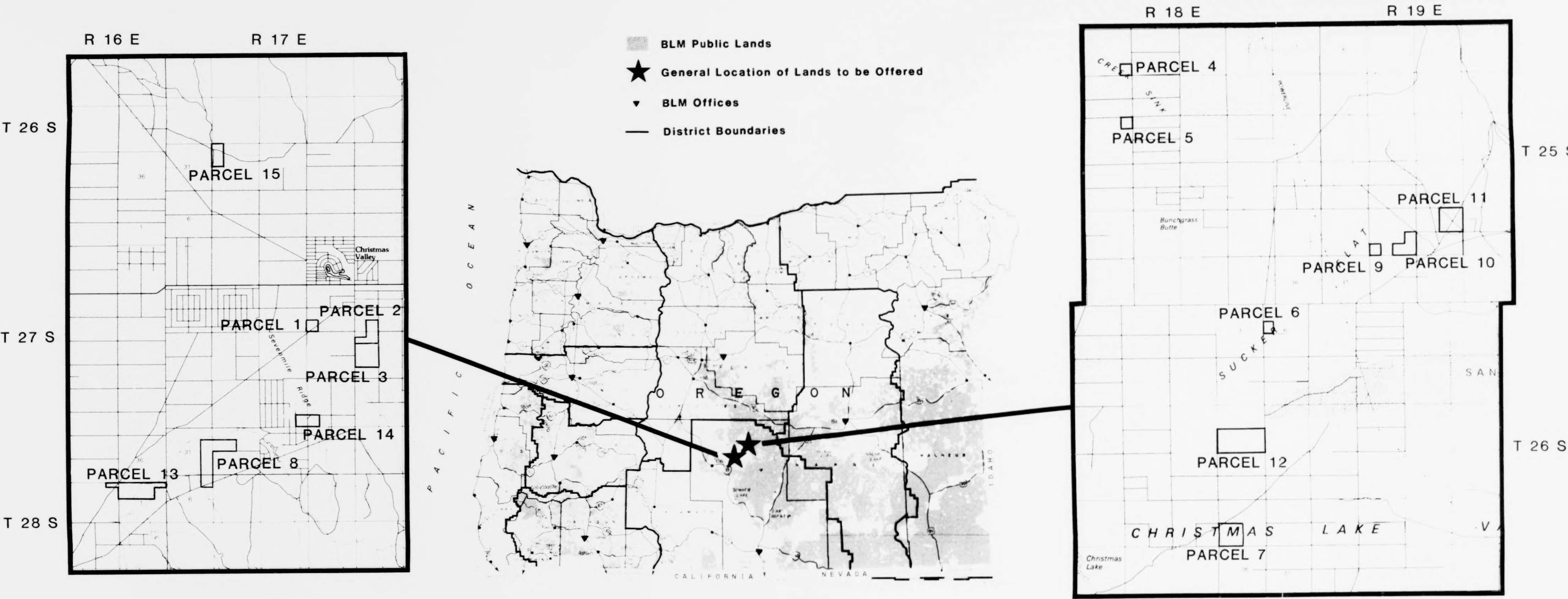
Wenatchee Resource Area 509-662-4223
1133 N. Western Avenue
Wenatchee, Washington 98801

Vale District 473-3144
100 Oregon Street
P.O. Box 700
Vale, Oregon 97918

Baker Resource Area 523-6391
P.O. Box 987
Baker, Oregon 97814

BLM LAND DISPOSALS

Fiscal Year 1986, Third Quarter
(April 1, 1986 to June 30, 1986)



Land Sale

This brochure describes public land to be offered for sale on June 18, 1986 by the Bureau of Land Management in Oregon and Washington.

The parcels are scheduled for sale at the time and under the terms specified in this brochure. If there are adverse comments received as a result of the Notices of Realty Action or notification of the congressional delegation, they will be evaluated and could result in modification of sales or withdrawal of all or portions of the land from the offers to sell. Interested parties should continue to check with the appropriate District Office to keep themselves advised of any changes.

The District Managers have determined with State Director concurrence, that the existing BLM land-use plans are in compliance with the principles of multiple use and sustained yield and were developed with public participation and governmental coordination. Use of existing BLM land-use plans as a basis for land disposal actions is specifically authorized by BLM planning regulations 43 CFR 1610.8.

Further details not covered in this brochure such as copies of land-use planning documents, environmental analyses, appraisal reports, and other documents relating to these sales are available from the appropriate District Office.

BLM may be offering additional lands for sale in Oregon and Washington. For information concerning future sales, contact any BLM District, Area Office or the State Office.

Bidder Qualifications:

Federal law requires that this land may be sold only to either, 1) citizens of the United States 18 years of age or older; 2) corporations subject to the laws of any state or the United States; 3) other entities such as associations and partnerships capable of holding lands or interests therein under the laws of the state within which the lands are located; or 4) states, state instrumentalities or political subdivisions authorized to hold property.

Sale Procedures:

The lands will be offered by sealed bidding. There will be no oral bidding. In no case will the lands be sold for less than fair market value appraisal.

Sealed bids will be considered only if received at the appropriate District Office before 10 a.m., June 18, 1986. Each bid must be accompanied by a certified check, postal money order, bank draft, or cashier's check made payable to the Bureau of Land Management for not less than the percent of the amount of the bid, specified under the parcel listings, and must be enclosed in a sealed envelope marked with the BLM serial number, the parcel number, and the sale date. If two or more equal sealed bids are the highest bid for a parcel, the successful bid will be determined by supplemental bidding.

The successful bidder must submit the remainder of the bid by cash, personal check, bank draft, money order, or any combination within 180 days after notification that payment is due. Failure to submit the remainder of the bid within 180 days will result in the cancellation of the sale of that parcel and the bidder's deposit will be forfeited. The highest bid will be accepted or rejected in writing and all unsuccessful bids will be returned no later than 30 days after the sale.

Parcels not sold on the day of the sale will remain available for sale until withdrawn or sold. Sealed bids will be accepted on unsold parcels at the appropriate District Office by mail or in person during regular business hours. Any sealed bids received will be opened the first Wednesday of each month until the parcel is either sold or withdrawn.

Title documents to lands sold will be issued and sent to the successful purchaser as soon as possible after acceptance of the high bid offer and submission of full payment. Protests and appeals could delay notification that full payment is due.

Lakeview District, P.O. Box 151, Lakeview, OR 97630,
Phone No. (503) 947-2177

Serial and Parcel No.	Size Acres	Legal Description	Minimum Acceptable Bid	Minimum Bid Deposit (percent)	Preference Holder(s) (name(s))
OR 34957C Parcel #1	40	T. 27 S., R. 17 E., W.M., OR. Sec. 15: SW $\frac{1}{4}$ SW $\frac{1}{4}$	\$2,400	30%	None Competitive Sale
OR 34957D Parcel #2	100	T. 27 S., R. 17 E., W.M., OR. Sec. 14: SE $\frac{1}{4}$ SW $\frac{1}{4}$, Sec. 23: NE $\frac{1}{4}$ NW $\frac{1}{4}$, S $\frac{1}{2}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$	\$6,000	30%	None Competitive Sale
OR 34957E Parcel #3	160	T. 27 S., R. 17 E., W.M., OR. Sec. 23: S $\frac{1}{2}$ NW $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$	\$9,600	30%	None Competitive Sale
OR 36015 Parcel #4	40	T. 25 S., R. 18 E., W.M., OR. Sec 5: SE $\frac{1}{4}$ SE $\frac{1}{4}$	\$2,000	30%	None Competitive Sale
OR 36016 Parcel #5	40	T. 25 S., R. 18 E., W.M., OR. Sec 17: NE $\frac{1}{4}$ NE $\frac{1}{4}$	\$2,000	30%	None Competitive Sale
OR 36017 Parcel #6	34.52	T. 26 S., R. 19 E., W.M., OR. Sec. 6: Lot 5.	\$1,730	30%	None Competitive Sale
OR 36018 Parcel #7	160	T. 26 S., R. 18 E., W.M., OR. Sec. 25: SW $\frac{1}{4}$.	\$8,000	30%	None Competitive Sale
OR 36019 Parcel #8	237.46	T. 27 S., R. 17 E., W.M., OR. Sec. 31: SE $\frac{1}{4}$ NE $\frac{1}{4}$, E $\frac{1}{2}$ SE $\frac{1}{4}$, Sec. 32: S $\frac{1}{2}$ NW $\frac{1}{4}$, T. 28 S., R. 17 E., W.M., OR. Sec. 6: Lot 1.	\$11,900	20%	None Competitive Sale
OR 36283 Parcel #9	40	T. 25 S., R. 19 E., W.M., OR. Sec. 29: SW $\frac{1}{4}$ SW $\frac{1}{4}$.	\$2,000	30%	None Competitive Sale
OR 36284 Parcel #10	120	T. 25 S., R. 19 E., W.M., OR. Sec. 29: E $\frac{1}{2}$ SE $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$.	\$6,000	30%	None Competitive Sale
OR 36285 Parcel #11	160	T. 25 S., R. 19 E., W.M., OR. Sec. 28: NE $\frac{1}{4}$.	\$8,000	30%	None Competitive Sale
OR 36286 Parcel #12	320	T. 26 S., R. 18 E., W.M., OR. Sec. 13: S $\frac{1}{2}$.	\$16,000	20%	None Competitive Sale
OR 36287 Parcel #13	199.49	T. 28 S., R. 16 E., W.M., OR. Sec. 1: Lots 1 thru 4, SW $\frac{1}{4}$ NE $\frac{1}{4}$, S $\frac{1}{2}$ NW $\frac{1}{4}$ Sec. 2: Lot 1.	\$10,000	30%	None Competitive Sale
OR 36857B Parcel #14	80	T. 27 S., R. 17 E., W.M., OR. Sec. 27: SW $\frac{1}{4}$ SW $\frac{1}{4}$, Sec. 28: SE $\frac{1}{4}$ SE $\frac{1}{4}$.	\$3,200	30%	None Competitive Sale
OR 36857D Parcel #15	80	T. 26 S., R. 17 E., W.M., OR. Sec. 32: W $\frac{1}{2}$ NW $\frac{1}{4}$.	\$4,000	30%	None Competitive Sale

Sale Background

All the parcels of public land desribed above have previously been offered for public sale by the Lakeview District, Bureau of Land Management but remain unsold. The subject parcels have been reappraised to reflect current fair market value and sealed bids for these parcels will be accepted at the Lakeview District by 10:00 a.m., June 18, 1986.

General Description

All fifteen parcels are located in northern Lake County and vary from approximately $\frac{1}{2}$ to 13 miles from the community of Christmas Valley, Oregon. Basically, these parcels are surrounded by private lands which are utilized for irrigated agriculture and livestock grazing. Elevation ranges from 4,300 feet to 4,600 feet above sea level and the topography is generally flat to rolling. The soils are predominately silty to sandy loams supporting a vegetation of primarily native grasses and sagebrush. The areas precipitation averages 10 to 15 inches per year and the growing season averages 40 to 90 days per year. All the parcels are basically unimproved rangeland properties with parcels #2, 3, 6, 8, 12 and 14 having legal access while the remaining tracts are accessible only by crossing adjacent private lands. All the parcels are zoned either Agricultural Use-2-Range or agricultural Use-2-Agriculture by Lake County, however, for zoning, building, and other applicable development requirements, specific to each parcel, it is advised that prospective purchasers check with local county officials. It is also advisable to check with the Oregon State Water Department concerning current ground water development regulations. All the subject parcels will be sold subject to a reservation to the United States for ditches and canals and all mineral rights as well as existing rights-of-ways specific to each parcel. For rights-of-way reservations specific to individual parcels contact the Lakeview District, Bureau of Land Management for details.

UNITED STATES DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT
OREGON STATE OFFICE
P.O. BOX 2965—825 NE MULTNOMAH STREET
PORTLAND, OREGON 97208

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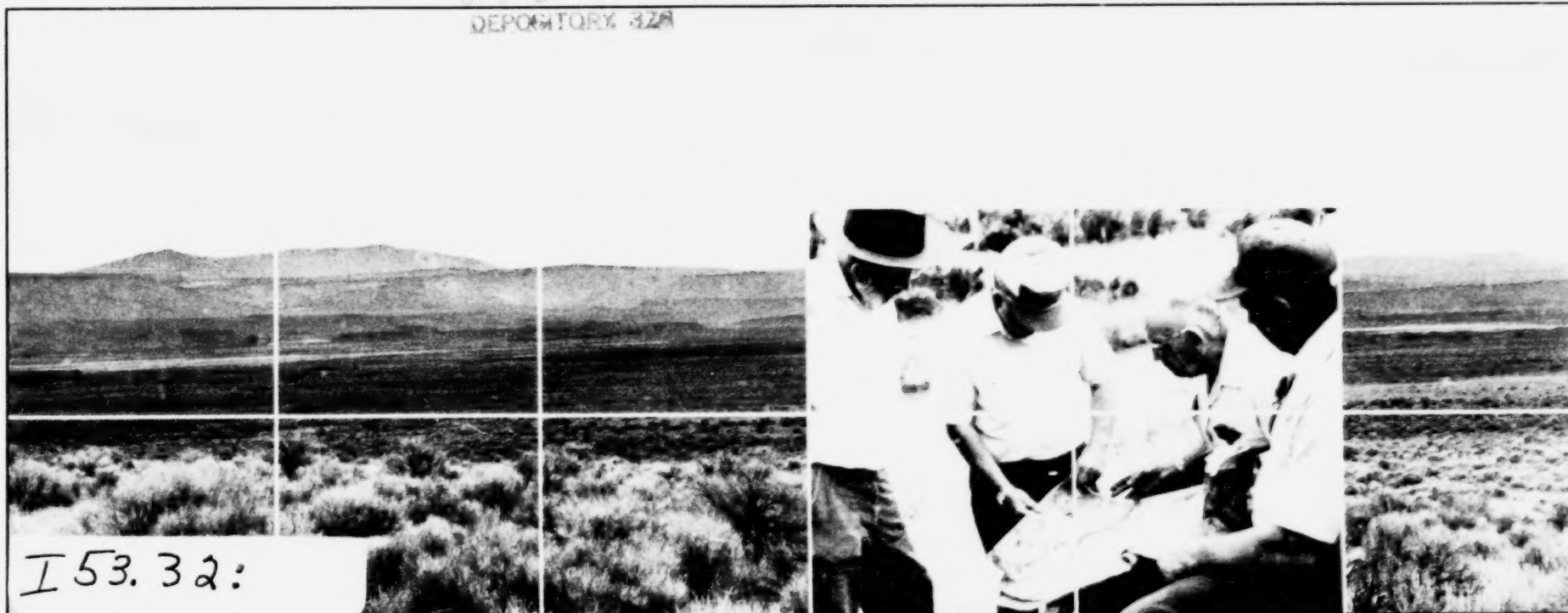
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DEPARTMENT 328

Oregon and Washington Planned Land Sales Fourth Quarter Fiscal Year 1986

September 17, 1986



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BLM OFFICES IN OREGON & WASHINGTON

Oregon State Office 231-6274
825 NE Multnomah Street
P.O. Box 2965
Portland, Oregon 97208

Burns District 573-5241
74 South Alvord Street
Burns, Oregon 97720

Coos Bay District 269-5880
333 South Fourth Street
Coos Bay, Oregon 97420

Eugene District 687-6651
1255 Pearl Street
P.O. Box 10226
Eugene, Oregon 97401

Lakeview District 947-2177
1000 Ninth Street S.
P.O. Box 151
Lakeview, Oregon 97630

**Klamath Falls
Resource Area** 883-6916
6200 S. 6th Street
Klamath Falls, Oregon 97601

Medford District 776-4174
3040 Biddle Road
Medford, Oregon 97504

Prineville District 447-4115
185 East Fourth Street
P.O. Box 550
Prineville, Oregon 97754

Roseburg District 672-4491
777 NW Garden Valley Blvd.
Roseburg, Oregon 97470

Salem District 399-5646
1717 Fabry Road, SE
P.O. Box 3227
Salem, Oregon 97302

Tillamook Resource Area 842-7546
6615 Officer's Row
Tillamook, Oregon 97141

Spokane District 509-456-2570
East 4217 Main
Spokane, Washington 99202

Wenatchee Resource Area 509-662-4223
1133 N. Western Avenue
Wenatchee, Washington 98801

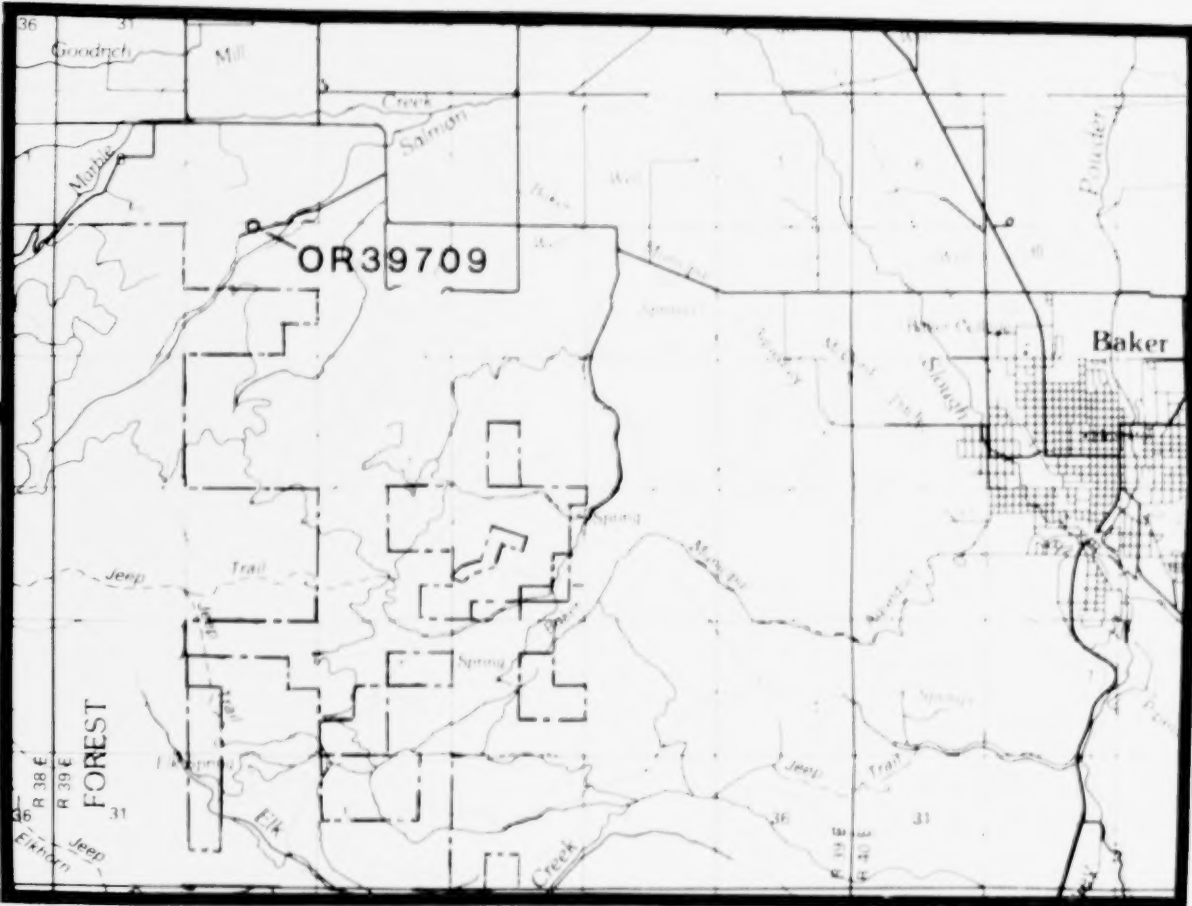
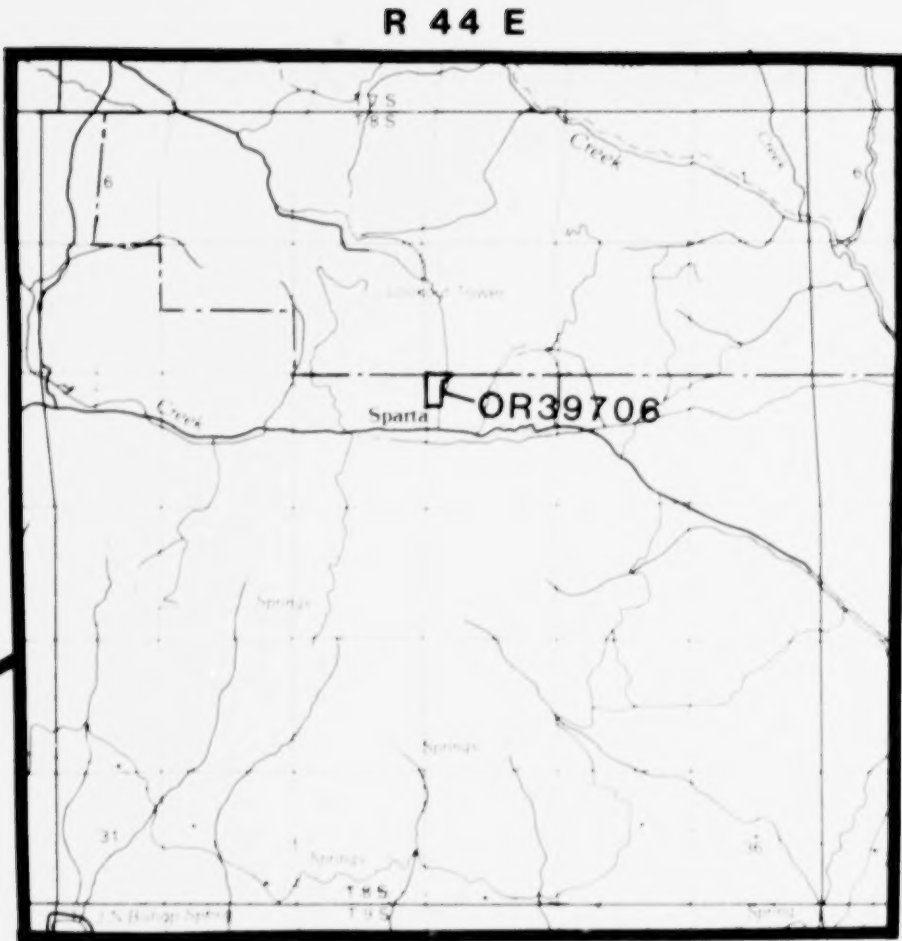
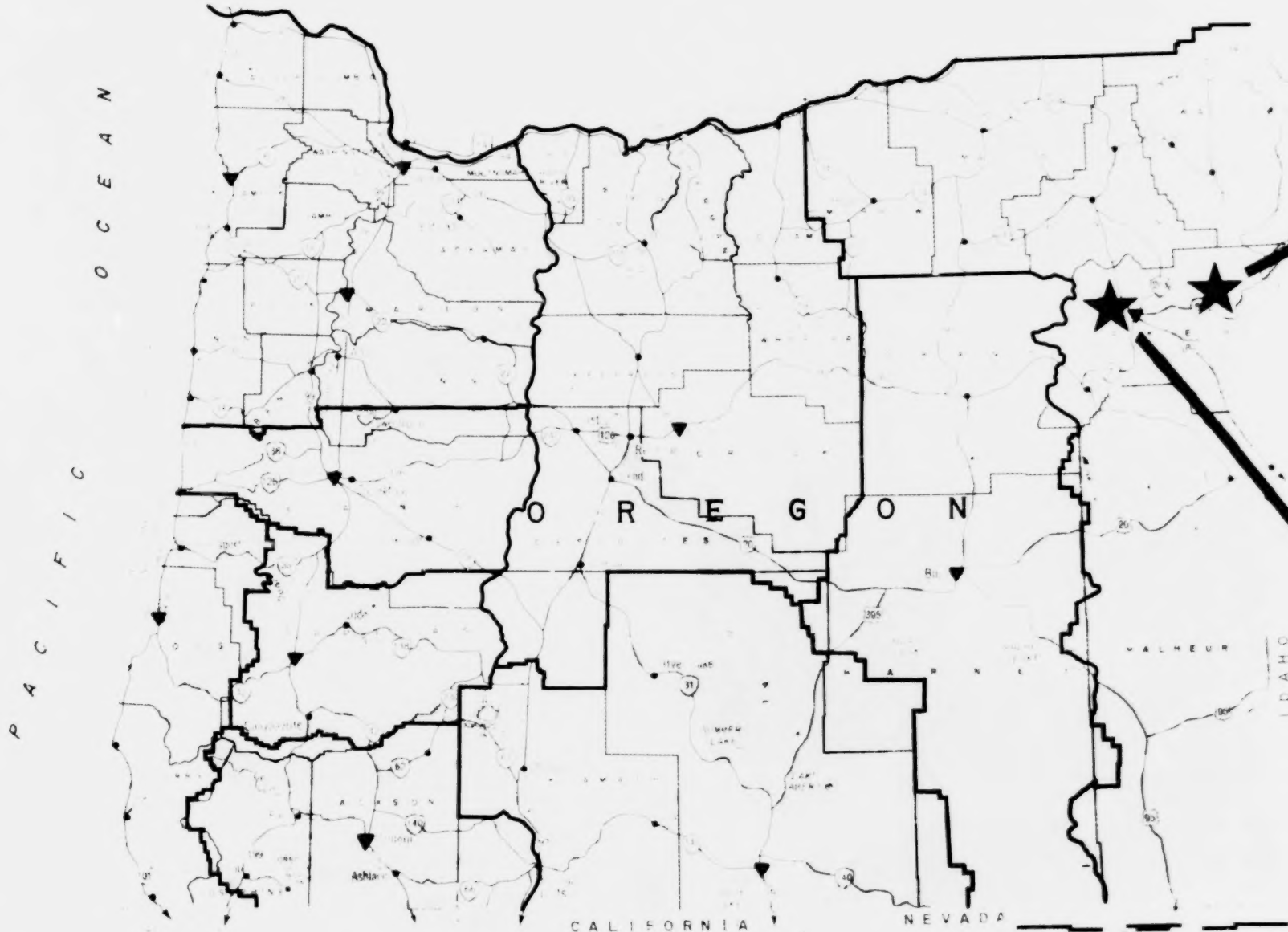
Vale District 473-3144
100 Oregon Street
P.O. Box 700
Vale, Oregon 97918

Baker Resource Area 523-6391
P.O. Box 987
Baker, Oregon 97814

BLM LAND DISPOSALS

Fiscal Year 1986, Fourth Quarter
(July 1, 1986 to September 30, 1986)

- BLM Public Lands
- ★ General Location of Lands to be Offered
- ▼ BLM Offices
- District Boundaries



Land Sale

This brochure describes public land to be offered for sale on September 17, 1986, by the Bureau of Land Management in Oregon and Washington.

The parcels are scheduled for sale at the time and under the terms specified in this brochure. If there are adverse comments received as a result of the Notices of Realty Action or notification of the congressional delegation, they will be evaluated and could result in modification of sales or withdrawal of all or portions of the land from the offers to sell. Interested parties should continue to check with the appropriate office to keep themselves advised of any changes.

The District Managers have determined with State Director concurrence, that the existing BLM land-use plans are in compliance with the principles of multiple use and sustained yield and were developed with public participation and governmental coordination. Use of existing BLM land-use plans as a basis for land disposal actions is specifically authorized by BLM planning regulations 43 CFR 1610.8.

Further details not covered in this brochure such as copies of land-use planning documents, environmental analyses, appraisal reports, and other documents relating to these sales are available from the appropriate office.

BLM may be offering additional lands for sale in Oregon and Washington. For information concerning future sales, contact any BLM District, Area Office or the State Office.

Bidder Qualifications:

Federal law requires that this land may be sold only to either, 1) citizens of the United States 18 years of age or older; 2) corporations subject to the laws of any state or the United States; 3) other entities such as associations and partnerships capable of holding lands or interests therein under the laws of the state within which the lands are located; or 4) states, state instrumentalities or political subdivisions authorized to hold property.

Sale Procedures:

The lands will be offered by sealed bidding. There will be no oral bidding. In no case will the lands be sold for less than fair market value appraisal.

Sealed bids will be considered only if received at the Baker Resource Area Office before 10 a.m., September 17, 1986. Each bid must be accompanied by a certified check, postal money order, bank draft, or cashier's check made payable to the Bureau of Land Management for not less than the percent of the amount of the bid, specified under the parcel listings, and must be enclosed in a sealed envelope marked with the BLM serial number and the sale date. If two or more equal sealed bids are the highest bid for a parcel, the successful bid will be determined by supplemental bidding.

The successful bidder must submit the remainder of the bid by cash, personal check, bank draft, money order, or any combination within 180 days after notification that payment is due. Failure to submit the remainder of the bid within 180 days will result in the cancellation of the sale of that parcel and the bidder's deposit will be forfeited. The highest bid will be accepted or rejected in writing and all unsuccessful bids will be returned no later than 30 days after the sale.

Parcels not sold on the day of the sale will remain available for sale until withdrawn or sold. Sealed bids will be accepted on unsold parcels at the Resource Area Office by mail or in person during regular business hours. Any sealed bids received will be opened the first Wednesday of each month until the parcel is either sold or withdrawn.

Title documents to lands sold will be issued and sent to the successful purchaser as soon as possible after acceptance of the high bid offer and submission of full payment. Protests and appeals could delay notification that full payment is due.

Vale District, Baker Resource Area, P. O. Box 987,
Baker, OR 97814,
Phone No. 503-523-6391, Ext. 324

Serial No.	Size	Legal Description	Minimum Acceptable Bid	Minimum Bid Deposit (percent)	Preferences Holder(s) [name(s)]
OR 39706	27.58 ac.	T. 8 S., R. 44 E. Sec. 25; Lot 3	\$8,300	30%	None
OR 39709	.78 ac.	T. 9 S., R 39 E. Sec. 8; Lot 12	\$1,800	30%	None

General Description

Parcel OR 39706 is located in northeastern Baker County, Oregon 28 miles east of Baker and 12 miles northwest of Richland. Elevation is 4100 to 4170 feet above sea level. Topography is rolling to steep. Soil is moderately deep and well drained Brownlee silty clay loam. Vegetation is mountain shrub and bunchgrass. Precipitation averages 20 inches per year, and the growing season is 110 to 130 days. The parcel is unimproved grazing land which corners with U.S. Forest Service administered lands, and has physical and legal access. A buried telephone cable is located along the Sparta Butte (county) road, which follows the eastern edge of the tract. The parcel is zoned by the county as Timber/Grazing, and is located in a critical wildlife area designated by the Baker County Comprehensive Plan. Approximately two acres are separated from the rest of the parcel by the Sparta Butte road. This portion of the tract has been incorporated into adjoining hay and pasture land.

Parcel OR 39709 is located in western Baker County 5 1/2 miles west of Baker. Elevation is 3680 feet above sea level. Topography is level to slightly sloping. Soil is deep, well-drained Goodrich gravelly loam. Vegetation consists of bunchgrass and mountain shrub, with a few scattered ponderosa pine. Precipitation averages 15 inches per year and the growing season is 120 days. The parcel has physical and legal access, and is divided by the Salmon Creek (county) road. A dirt road traverses the parcel from the southeast to the northwest from the Salmon Creek road. That portion of the parcel north of the Salmon Creek road is incorporated into adjoining irrigated pasture. South of the road the parcel is undeveloped. A powerline and a buried telephone cable pass through the parcel along the Salmon Creek road. The parcel is zoned by the county as Timber/Grazing. This parcel borders forested lands and has an excellent view of Baker Valley and the Elkhorn Mountain range. There are developed rural residential properties near or adjacent to the parcel.

Both parcels will be sold subject to a reservation to the United States for ditches and canals and mineral rights, subject to a county road right-of-way. Neither tract has timber or water.

Prospective bidders should inquire of appropriate county officials regarding possible restrictions on land uses.

UNITED STATES DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT
OREGON STATE OFFICE
P.O. BOX 2965—825 NE MULTNOMAH STREET
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